

CITY COUNCIL, CITY OF LODI
CITY HALL COUNCIL CHAMBERS
NOVEMBER 1, 1967

A regular meeting of the City Council of the City of Lodi was held beginning at 8:00 p.m. of Wednesday, November 1, 1967, in the City Hall Council Chambers.

ROLL CALL

Present: Councilmen - BROWN, CULBERTSON, HUNNELL,
WALTON and KIRSTEN (Mayor)

Absent: Councilmen - None

Also present: City Manager Graves, Assistant City Manager Peterson, City Attorney Kullen and Planning Director Schroeder.

PLEDGE

Mayor Kirsten led the Pledge of Allegiance to the Flag.

MINUTES

Minutes of October 18, 1967 were approved as written and mailed on motion of Councilman Brown, Hunnell second.

PUBLIC HEARINGS

CORINTH AVE.
STREET LIGHTS

RES. NO. 3114,
NO. 3115 AND
NO. 3116

Public hearing on the formation of the Corinth Avenue Street Lighting District having been continued from the meeting of October 4, 1967, Mayor Kirsten asked for the results of the survey which had been undertaken by the property owners on Corinth Avenue. Mr. Graves stated the survey showed that seven of the property owners who had signed the protest petition, which had been submitted at the meeting of October 4, were now in favor of the lights and with their names removed from the petition, the footage protested would be 43.4% of the total rather than 55%. The survey also showed that owners (31) of 50.7% of the front footage favored the lights, owners (28) of 46.2% of the footage were against, and owners (2) of 3.1% of the footage did not indicate a choice. The following persons spoke against the lights: Mr. Carl Gibson, 4 North Corinth, and Mrs. Merle Best, 21 South Corinth. Those who spoke in favor of the lights were: Mr. Clifford Mitschke, 62 South Corinth; Mr. Walter Hoff, 111 South Corinth; Mrs. Amelia Hofer, 220 South Corinth; and Mr. Bobbie Johnson, 100 South Corinth. The public portion of the hearing was then closed.

Since the survey showed that there was not a majority protest, Councilman Culbertson moved the adoption of Resolution No. 3114 overruling the protests on the Corinth Avenue Street Lighting District. The motion was seconded by Councilman Hunnell and carried. Councilman Walton then moved the adoption of Resolution No. 3115 ordering the work to be done. The motion was seconded by Councilman Culbertson and carried. Councilman Hunnell moved the adoption of Resolution No. 3116 directing that the assessment be prepared for the Corinth Avenue Street Lighting District. The motion was seconded by Councilman Walton and carried.

PLANNING COMMISSION

STANDARDS FOR
PORTION OF
P-D ZONE NO. 1

The Planning Commission recommended adoption of Development Standards for the multiple-family portion of P-D Zone No. 1 at the southeast corner of Turner Road and Lower Sacramento Road. On motion of Councilman Culbertson, Hunnell second, the matter was set for public hearing on November 15, 1967.

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BUILD. SETBACK
ON S. STOCKTON
BT. HARVEY &
KETTLEMAN LANES

The Commission also recommended the establishment of a Special Building Setback Line in the incorporated areas of South Stockton Street between Kettleman Lane and Harney Lane. The matter was set for public hearing on November 15, 1967, on motion of Councilman Brown, Hunnell second.

OF INTEREST

Other actions of the Planning Commission at its meeting of October 23, 1967, were as follows:

1. Denied the request of Sears Roebuck and Company for a variance to erect 104 sq. ft. of sign where only 80 sq. ft. is permitted at 210 South School Street.
2. Approved the request of Fairmont Investment Corporation for a variance to reduce the front yard setback from 20 feet to 10 feet on West Vine Street between Ham and Fairmont Avenue.
3. Took the following action on referrals made by the County Board of Zoning Adjustment:
 - a. Recommended approval of the request for a use permit to expand a nonconforming rest home from 12 to 14 patients at 353 Lilac Street, Woodbridge.
 - b. Recommended approval of the request of Lodi Lake Mobile Home Park for a use permit to add 19 spaces and to reduce the front yard setback from 20 feet to 0 feet on the east side of Lower Sacramento Road (Main Street), Woodbridge, subject to dedication of any necessary street right of way and recordation of an agreement between the County and property owner stating that the owner will pay the cost of removing any private improvements in the setback area if such removal is required by a public agency in the future.

COMMUNICATIONS

CAPELL &
HOUSTON RE
FHA PROGRAM

A letter was read from John F. Capell and Robert D. Houston stating their desire to construct an apartment complex under the sponsorship of the FHA 221 D3 program. Regulations require the City Council to indicate by resolution that a development of this type is acceptable to the City. Mr. Houston, 824 Mariposa, being present, explained that this is a supplemental rent program which would help fulfill a need for moderately priced housing. The intent of Mr. Capell and Mr. Houston is to develop 25% of their units under this program. It was pointed out that approval of this project would not commit the City in any financial way. Councilman Brown moved the adoption of Resolution No. 3117 indicating the City's approval of the construction of apartment units under the FHA 221 D3 program. The motion was seconded by Councilman Culbertson. Mayor Kirsten and Councilman Walton stated they would like to know the effect of such housing on other communities. Mr. Houston suggested that the City get in touch with Mr. Keith Montgomery, Chief Underwriter for FHA in Sacramento. Mr. Houston had no objection to a two-weeks delay. Councilman Walton moved a substitute motion that the matter be continued to the meeting of November 15 so that investigation could be made. The motion was seconded by Councilman Hunnell and carried by the following vote:

Ayes: Councilmen - HUNNELL, WALTON and KIRSTEN

Noes: Councilmen - BROWN and CULBERTSON

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DOCUMENTARY
STAMP ACT

A letter was read from C. P. Kenyon, County Administrator, in regard to Senate Bill No. 837, known as the Documentary Stamp Act. Mr. Graves explained that the Federal tax on real estate transfers was being discontinued the first of the year and Senate Bill No. 837 would permit cities and counties to adopt ordinances so they could use this source of revenue. Councilman Culbertson moved that this matter be continued to the meeting of November 15. The motion was seconded by Councilman Hunnell and carried.

BEQUEST OF
GEORGINA JONES

The City has received a copy of the Second Account, Report and Petition of Bank of Stockton, Executor of the Will of Georgina A. Jones. The City is receiving an additional sum of \$4,105.60 from the Estate.

CITY CLERK
RESIGNS

A letter was read from Beatrice Garibaldi, City Clerk, submitting her resignation to be effective February 1, 1968.

REPORTS OF THE CITY MANAGER

CLAIMS

Claims in the amount of \$627,139.81 were approved on motion of Councilman Brown, Hunnell second.

CHAMBER RE
"LODI" SIGNS
ON FREEWAY

RES. NO. 3118

Mr. Graves stated the Chamber of Commerce is requesting the support of the City Council in its efforts to have the Division of Highways install more signs designating exits from 99 Freeway into the City of Lodi. Mr. Harold Baker, representing the Chamber's Transportation Committee, said there is only one highway sign for Lodi for people coming from the north into Lodi and that coming from the south only the first exit into Lodi has a "Lodi" sign. The Chamber is advocating that the Freeway sign at Victor Road have "Central Lodi" added, and that the sign at Kettleman Lane which says "Fairfield" should say "South Lodi" also, and that the exit from the Freeway saying "Turner Road" should say "North Lodi" also. Councilman Culbertson moved the adoption of Resolution No. 3118 approving and supporting the request of the Lodi District Chamber of Commerce for additional signing for Freeway exits into Lodi. The motion was seconded by Councilman Hunnell. City Manager Graves stated that the Division of Highways has been working on this problem and in line with their standards, the signs are more apt to say "Lodi next three exits." The state does not favor the use of signs such as "North Lodi" or "South Lodi." The Council agreed there should be more signs to indicate entrances into the city and the motion was adopted by unanimous vote.

CHAMBER RE
TURNOFF AT
TURNER RD &
KETTLEMAN LANE
UNDERPASSRES. NO. 3119
ADOPTED

Mr. Baker then stated that the Chamber of Commerce intends to go to the Highway Commission in regard to getting a direct turnoff from 99 Freeway for southbound traffic turning west on Turner Road and also for the construction of an underpass at the Kettleman Lane crossing of the Southern Pacific Company's main line. On motion of Councilman Culbertson, Brown second, the City Council adopted Resolution No. 3119 endorsing the concept that every possible step be taken to improve Kettleman Lane, including an underpass. After discussion of the Turner Road turnoff, it was moved by Councilman Hunnell that the Council reconsider this matter in one month, at which time the City's traffic survey should be available. The motion was seconded by Councilman Culbertson and carried.

EASEMENT FROM
SP FOR STORM
DRAIN

RES. NO. 3120

Mr. Graves presented an agreement whereby the Southern Pacific Company would grant the City an easement for the crossing of the City's 54-inch storm drain under the Company's Woodbridge Branch Line at a point west of the pumping station at Lodi Lake. On motion of Councilman Culbertson, Brown second, the City Council adopted Res. 3120

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authorizing execution of the agreement on behalf of the City by the Mayor and City Clerk.

SPECS -
GARFIELD ST.
STORM DRAIN

Plans and specifications for the Garfield Street Storm Drain were approved and calling for bids authorized on motion of Councilman Brown, Walton second.

SPECS -
COMPACT CARS

On motion of Councilman Culbertson, Walton second, specifications for two compact cars to be used by the meter readers were approved and calling for bids authorized.

SPECS -
FIRE CHIEF'S CAR
AND TWO STANDARD
CARS

Mr. Graves presented specifications for a car for the Fire Chief and for two standard cars, one for the Finance Director and one for the Recreation Director. He stated that there had been interest shown in including power steering and power brakes in the specifications, because personal cars are equipped with these features. The Council members were in agreement that as a matter of policy such features should be included in specifications. Councilman Brown, Culbertson second, moved that the specifications for the Fire Chief's car and two standard cars be approved with the inclusion of power brakes and power steering and advertising for bids be authorized. The motion was carried by unanimous vote.

SCHOOL DISTRICT
RE "NO U-TURN"
ON PACIFIC AVE.

In regard to the request made by the School District for three "No-U-Turn" signs on Pacific Avenue in the vicinity of West Campus, the City Manager along with several school officials had investigated the area and they had decided that the request should be dropped for the present. Mr. Graves will so notify the School.

CLOTHING
ALLOWANCE

Assistant City Manager Peterson stated he had checked with five cities and three counties in regard to clothing allowance for police officers being promoted to detective. None of the agencies pay a lump sum, the reasons given being that it is a promotion and the clothes can be used for other purposes. Some agencies give a monthly clothing allowance to police personnel. Mr. Graves stated that salaries of Lodi's police and fire personnel are tied to Stockton's and Stockton does not give a clothing allowance. Councilman Walton moved that all police personnel be given a \$5 per month clothing allowance. His motion died for a lack of a second. There was some discussion as to how such an allowance for police would affect other personnel who wear uniforms.

NO PARKING ZONES
AT WALNUT -
PLEASANT
INTERSECTION

RES. NO. 3121

In regard to a request for stop signs at Walnut Street and Pleasant Avenue, Mr. Graves stated that a traffic engineering investigation had been made by the Public Works Department with a resulting recommendation that stop signs not be erected, but that no parking zones be established at this intersection and that trees in the planting strips be trimmed to allow better visibility also. A sketch marked "A" showing the parking stalls recommended for elimination was presented. On motion of Councilman Culbertson, Walton second, the City Council adopted Resolution No. 3121 establishing no parking zones at the intersection of Walnut and Pleasant Avenue as shown on sketch "A". The Council also authorized having the trees trimmed at this intersection.

PURCHASE LOT AT
SE CORNER OF HAM
& LODI AVENUE

Mr. Graves reported that he had received a letter from Mr. Lindsay P. Marshall, Attorney for Mrs. Mary Teierle, owner of the lot at the northeast corner of Ham Lane and Lodi Avenue. Mrs. Teierle is willing to accept \$20,000 net for the property with the provision that she can retain possession of the house until February 1, 1968.

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Councilman Culbertson moved that the City accept the offer of Mrs. Teierle. The motion was seconded by Councilman Walton and carried by unanimous vote.

LODI AVE IMPVT
NE CORNER OF
LODI & HAM

The City Manager presented three alternatives developed by the Public Works Department for the improvement of the northeast corner of Lodi Avenue and Ham Lane. Drawings of the proposals were viewed by the Council. The first alternative provided that the improvements on Lodi Avenue and the return be placed at their ultimate location with a reverse curve tie-in to the existing facilities on Ham Lane. This would enable the traffic signals to be placed at their ultimate location. The second alternative provides for the improvements on Lodi Avenue to be placed at their ultimate location with the radius on Ham Lane being enlarged to conform with those on the other corners of the intersection. This would provide for good turning movement, but would mean that the traffic signals would have to be relocated when the improvements on Ham are installed at their ultimate location. The third provides for the improvements on Lodi Avenue, as well as the return, being placed in their ultimate location and a straight transition from curb return to the existing improvements on Ham. After discussion, it was moved by Councilman Brown that the second alternative be approved. The motion was seconded by Councilman Walton and carried.

WELL SITE
AT SE CORNER
OF LOWER SACTO
& TURNER RDS

A drawing of the plot plan for the proposed development of the property at the southeast corner of Lower Sacramento Road and Turner Road showing the proposed location for a City well was presented to the Council for their consideration. Mr. Graves explained that a shopping center is planned for this area with a reverse frontage service station at the corner of Turner and Lower Sacramento Roads. It is planned to locate the well site behind the station with access to the well from the parking lot. The developers want assurance that the City's treatment of the fencing will be in keeping with the architectural treatment of the service station and shopping center. Councilman Hunnell moved that an appraisal of the proposed well site at the southeast corner of Lower Sacramento Road and Turner Road be made and that said site be acquired by the City with the understanding that the City would landscape and fence the site in harmony with the construction of the service station. The motion was seconded by Councilman Brown and carried.

PUBLIC SAFETY
BLDG. CHANGE
ORDERS NO. 19
AND NO. 20

Mr. Graves presented the Council with two change orders for the Public Safety Building. Change Order No. 19 was for the relocation of three concrete planters and lights, door holders, addition of screens to handrails for Stairway No. 2 and revision of the electrically operated doors in the apparatus room for a total cost of \$779.07. On motion of Councilman Hunnell, Culbertson second, the City Council approved Change Order No. 19 for the amount stipulated. The Council then considered Change Order No. 2 covering changes in the communications equipment for the Fire Department totalling \$758. On motion of Councilman Hunnell, the City Council approved Change Order No. 2 as presented.

TRAVEL
INSURANCE

The City Manager reported that he had been informed by Mr. Max Elson, the City's Agent of Record, that he could not get travel insurance for five persons; a minimum of ten is required. Mr. Graves suggested that the City Manager, Assistant City Manager, City Attorney and department heads be covered by the insurance as well as the Council. This would make a total of 16. Mayor Kirsten felt the coverage should be \$100,000. Councilman Hunnell moved that the

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City provide travel insurance in the amount of \$100,000 for the City Council and administrative personnel as recommended by the City Manager for a total of sixteen persons while they are travelling on City business. The motion was seconded by Councilman Culbertson and carried by unanimous vote.

CITY APPEAL RE
SERVICE STATION
AT LOWER SACTO
RD. & KETTLEMAN
LANE UPHELD

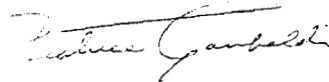
Planning Director Schroeder reported that the Board of Supervisors had upheld the appeal of the City Council, thereby reversing the decision of the County Board of Zoning Adjustment by denying the request of Signal Oil and Gas Company for a use permit to erect an automobile service station at the southeast corner of Lower Sacramento Road and Kettleman Lane.

REPORT RE
SIDEWALK
DEFICIENCIES

Mr. Graves presented the survey prepared by the Public Works Department showing those areas of the City where curb, gutter and sidewalks were lacking. After discussion, it was moved by Councilman Culbertson that the City proceed with a program for correcting the curb, gutter and sidewalk deficiencies and aim at a maximum of seven years to complete this project with priorities for the work to be left to the discretion of the staff. The motion was seconded by Councilman Hunnell and carried.

ADJOURNMENT

There being no further business, the Council adjourned at 11 p.m. on motion of Councilman Brown, Hunnell second.



Attest: BEATRICE GARIBALDI
City Clerk